

**PLANNING AND ZONING COMMISSION
STAFF REPORT**

April 16, 2009



Easement Release ER07-02: St. Michael's Academy

CASE DESCRIPTION: a request for release of a 355-foot long portion of a 6-foot wide public sewer easement

LOCATION: extending west from South College Avenue, south from its intersection with Williamson Drive in Bryan, Brazos County, Texas

APPLICANT(S): St. Michael's Academy

AGENT: Kerr Surveying, Inc.

STAFF CONTACT: Julie Fulgham, Project Planner



BACKGROUND AND ANALYSIS:

The applicants, St. Michael's Academy, are requesting the release of a 355-foot long portion of a 6-foot wide public sewer easement within the Williamson Subdivision. The sewer easement extends from South College Avenue to Roundtree Drive. It was dedicated many years ago and is recorded on Page 88 in Volume 910 of the Official Public Records of Brazos County. A sewer line located within that portion of the easement that is now requested to be released was abandoned in conjunction with the construction of a new sewer line now located within the right-of-way for Williamson Drive. These circumstances no longer necessitate a 6-foot wide easement for sewer utility purposes at this location.

Only Bryan's City Council can authorize release of easements that were dedicated by a legal instrument other than a subdivision plat. The Planning and Zoning Commission is asked to make a recommendation to the City Council regarding this easement release request.

RECOMMENDATION:

The Site Development Review Committee and staff recommend **approving** the requested easement release.